

**REGULAR MEETING  
OF  
NOVEMBER 21, 1989**

The meeting was called to order at 4:40 p.m.

**Item 1: Roll Call**

**Present:** Members Roberts, McColl, Pratt, Struiksma, Henderson,  
McCarty, Filner and Chair O'Connor.  
**Excused:** Member Wolfsheimer  
**Secretary:** Jack Fishkin

**Unanimous Consent:**

Motion by Roberts to adopt Items 2, 4, 5, 6, 7 and 8 by Unanimous  
Consent, and to continue Item 9 to a later date.

Second by Struiksma.

Vote: 8-0 with Henderson abstaining on Item 4

**Item 2:** Approval of the minutes of the meeting of October 30/31, 1989.

**Item 4:** Resolution authorizing CCDC to receive bids for the construction of off-site improvements in the Gaslamp Quarter Redevelopment Project consisting of curbs, gutters, sidewalks, street trees and other surface improvements; award the contract to the lowest qualified bidder within the established budget of \$283,300; and administer said contract.

**ADOPTED AS RESOLUTION NO. 1808 (Henderson abstaining)**

**Item 5:** Resolution approving the First Implementation Agreement with HSD/Horton Associates and Oliver McMillan Fourth Ave., Ltd. for the Fourth Avenue Office Building in the Horton Plaza Redevelopment Project.

**ADOPTED AS RESOLUTION NO. 1809**

**Item 6:** Resolution approving the First Implementation Agreement for the Kettner-7 Ltd. development of seven townhouses at Kettner Blvd. and "F" St. in the Marina Project.

**ADOPTED AS RESOLUTION NO. 1810**

**Item 7:** Resolution approving an extension of the Negotiation Agreement with Charles P. Tyson and Milton Fredman for the Tyson Plaza on the block bounded by First and Second Avenues, "G" and Market Streets in the Marina Project.

**ADOPTED AS RESOLUTION NO. 1811**

**Item 8:** Resolution approving the basic concept/schematic drawings for Old Columbia Suites in the Columbia Project, subject to certain conditions, for a

**Item 8: (continued)**

residential suites hotel at the northeast corner of the block bounded by "B", "C", State and Columbia Streets.

**ADOPTED AS RESOLUTION NO. 1812****Item 9: Resolution approving the Fifth Implementation Agreement to the DDA with Koll-Columbia Development.****Continued to a later date.**

The meeting was recessed at 4:42 p.m. and reconvened at 6:20 p.m. All members were present, with the exception of Member Wolfsheimer and Chair O'Connor (excused).

**Item 10: Resolution approving the Negotiation Agreement with The Koll Company and Davidson Communities, Inc. for development of a residential condominium project at the corner of State St. and Broadway.**

Motion by Filner to approve a Negotiation Agreement with A.J. Lirot for the 900 State St. project.

Second by McCarty.

Vote: 2-5 (Roberts, McColl, Pratt, Struiksma and Henderson voting nay)

**Motion failed for lack of a majority**

Motion by Roberts to approve the resolution, based on a slightly revised version of the submitted plan, which reduced the number of units by 24, has a more slender tower and reduced F.A.R.

Second by McCarty.


Vote: 6-1 (Filner voting nay)

**ADOPTED AS RESOLUTION NO. 1813****Item 3: Resolution adopting Policy 800-1 establishing guidelines relating to Redevelopment Agency financial participation in private development projects.**

At the request of Executive Director John Lockwood, this item was continued to the next Regular Meeting of December 5, 1989.

Public Comment - none.

The meeting was adjourned at 6:27 p.m.

  
Secretary of the Redevelopment Agency  
of the City of San Diego, California